

UNOFFICIAL COPY



Doc#: 1226842033 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/24/2012 09:40 AM Pg: 1 of 2

Special Warranty Deed

FNF 51003558

Above Space for Recorder's Use Only

THIS AGREEMENT between Bank Of America, N.A., Successor By Merger To BAC Home Loans Servicing LP, FKA Countrywide Home Loans Servicing LP, For The Benefit Of The DBALT 2007-OA3 Trust, party of the first part, and Alex Katsnelson, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto).*

Together with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND.

SUBJECT to: General Taxes for the year 2011 and subsequent years; Covenants, conditions and restrictions of record, if any;

The Grantee(s), or purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

Permanent Real Estate Index Number(s): 04-04-204-019-0000

FIDELITY NATIONAL TITLE

Address(es) of Real Estate: 2072 Walnut Circle, Northbrook, IL 60062

BOX 15

LEGAL DESCRIPTION

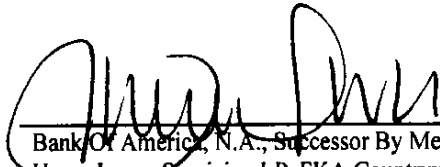
LOT 15 IN BLOCK 3 IN GLEN-BROOK COUNTRYSIDE SUBDIVISION, A PART OF THE NORTHWEST 1/4 OF SECTION 3 AND PART OF THE NORTHEAST 1/4 OF SECTION 4, ALL IN TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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The date of this deed of conveyance is August 24 2012.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Seal to be hereto affixed, and has caused its name to be signed on the date stated herein.



Bank of America, N.A., Successor By Merger To BAC Home Loans Servicing LP, FKA Countrywide Home Loans Servicing LP, For The Benefit Of The DBALT 2007-OA3 Trust
Judy Shu, Assistant Vice President

By: Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing LP its Attorney in Fact

Property of

REAL ESTATE TRANSFER	09/18/2012
COOK	\$125.00
ILLINOIS:	\$250.00
TOTAL:	\$375.00

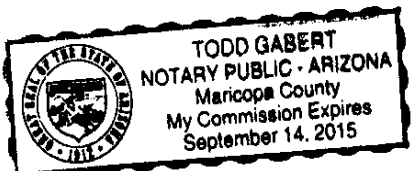


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State of AZ

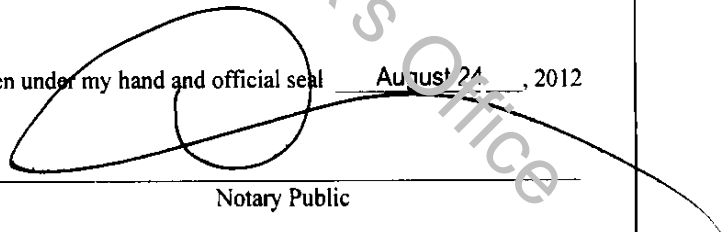
County of MARICOPA ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Judy Shu, Assistant Vice President personally known to me to be AUTHORIZED SIGNATORY FOR the above signed, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such he/she signed and delivered the said instrument, pursuant to authority, as their free and voluntary act, and as the free and voluntary act and deed, for the uses and purposes therein set forth.



(Impress Seal Here)
(My Commission Expires 9/14/15)

Given under my hand and official seal August 24, 2012



Notary Public

This instrument was prepared by:
Mark Edison

1415 W. 22nd St. Tower F1
Oak Brook, IL 60523

Send subsequent tax bills to:

Alex Katsnelson
20 Cottonwood Rd.
Northbrook, IL 60062

Recorder-mail recorded document to:

Anthony DeFenua
707 Shoh's Blvd. #410
Northbrook, IL 60062